



Westfield-Washington Township Advisory Plan Commission (APC) Workshop Meeting

Minutes of the July 17, 2023, APC Workshop Meeting
Presented for approval: August 7, 2023

Westfield-Washington Township Advisory Plan Commission
met at 7:00 p.m. on Monday, July 17, 2023, at Westfield City Services Center.

Active links for this meeting:

[July 17, 2023, APC Agenda & Exhibits](#)

[July 17, 2023, YouTube Video](#)

OPENING OF MEETING

[YouTube Time: 0:03](#)

Roll Call

Commissioners Members Present In-Person: Kristen Burkman, Ginny Kelleher (arrived at 7:05 pm), Mike Johns, Robert Horkay, Andre Maue, Victor McCarty, and Cindy Spoljaric.

Commissioners Present Virtually: None.
Mike Johns.

Commissioners Absent: Matt Deck, and Dave Schmitz.

City Staff Present In-Person: Kevin Todd, Director; Ryan Collingwood, Associate Planner, and Weston Rogers, Associate Planner.

City Staff Present Virtually: None.

Legal Counsel Present In-Person: Cam Starnes with Taft Stettinius & Hollister LLP.

APPROVAL OF MINUTES

McCarty motioned to approve the July 5, 2023 Minutes.

Maue seconded. Motion passed. Vote 6-0. (Kelleher not yet present.)

REVIEW RULES AND PROCEDURES

Rogers reviewed APC Workshop rules and procedures.

CONSENT AGENDA ITEMS

No Consent Agenda Items

WORKSHOP ITEMS

2306-PUD-07

[YouTube Time: 2:14](#)

Claiborne Farms (Kimblewick) - Phase II PUD

Southwest of the intersection at Towne Rd. & W 156th St.

Pulte Homes of Indiana, LLC by Nelson & Frankenberger, LLC requests a change of zoning for 16 acres +/- from the AG-SF1: Agriculture / Single-family Rural District to the Claiborne Farms (Kimblewick) - Phase II PUD District.

(Planner: Ryan Collingwood - rcollingwood@westfield.in.gov)

Staff presentation / Petitioner presentation / APC questions & comments / Petitioner responses.

Agendas and minutes for all City meetings are updated and available at the City's website.

Website: www.westfield.in.gov / Community Development Department E-mail: community@westfield.in.gov

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ITEMS CONTINUED TO A FUTURE MEETING

2307-PUD-08 [CONTINUED]

Bonterra PUD Amendment I

Generally, about 500 feet East of the intersection at SR 32 & Shady Nook Rd.

Hartman Capital LLC requests an amendment to the Bonterra PUD to amend the permitted uses on 2.59 acres +/- of the Real Estate.

(Planner: Ryan Collingwood - rcollingwood@westfield.in.gov)

2111-PUD-27 [CONTINUED]

TowneRun PUD

Northwest corner of Towne Road and West 146th Street

LOR Corporation by Church Church Hittle + Antrim requests a change in zoning for 26.94 acres +/- from AG-SF1: Agriculture / Single-family Rural District to the TowneRun PUD District.

(Planner: Kevin Todd - ktodd@westfield.in.gov)

REPORTS/COMMENTS:

[*YouTube Time: 1:07:55*](#)

- Plan Commission Comments
- City Council Liaison
- Board of Zoning Appeals Liaison
- Plat Committee Liaison
- Community Development Department

ADJOURNMENT

Kelleher motioned to adjourn the meeting.

Spoljaric seconded. Motion passed. Vote 7-0.

The meeting adjourned at 8:14 p.m.

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Signature Page for APC Minutes for July 17, 2023

Robert Horkay, President

Ginny Kelleher, Vice President

Kevin M. Todd, Secretary